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16306191050

Doc# 1630619105 Fee \$44.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/01/2016 03:32 PM PG: 1 OF 4

Quit Claim Deed

ILLINOIS

Above space for recorder's use only.

THE GRANTOR, TERRY TEELE, a single person, of the City of Woodstock, County of McHenry, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS unto the **GRANTEE, TERRY W. TEELE**, as Trustee under the TERRY W. TEELE 2016 LIVING TRUST DATED AUGUST 25, 2016, and any amendments or restatements thereto, situated at 10317 Country Club Road, Woodstock, IL 60098, all of his interest in the following described real property ("Property") situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To Have and to Hold, the above granted premises unto the Said Grantee forever.

SUBJECT TO: General real estate taxes for 2015 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, if any.

Permanent Real Estate Index Number: 13-24-200-066-0000

Address of Real Estate: 2667 W. Dakin Street, Chicago, IL 60618

The date of this deed of conveyance is August 25, 2016.

Terry Teele
TERRY TEELE

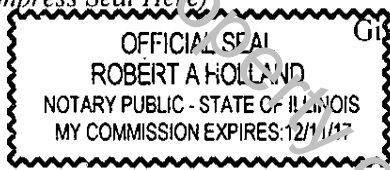
S 24
P 466
S 11
M 22
SC 24
E 24
R 24

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State of Illinois)
County of Lake)

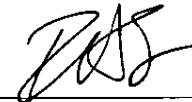
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **TERRY TEELE** is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)



Given under my hand and official seal 8-25, 2016.

(My Commission Expires 12/1/17)






Notary Public

EXEMPT UNDER 35 ILCS 200/31-45 PARAGRAPH e.

August 25, 2016
DATE

Terry Teele
SIGNATURE OF AUTHORIZED PARTY

REAL ESTATE TRANSFER TAX		23-Sep-2016
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
13-24-200-066-0000 20160901661334 1-303-291-712		

REAL ESTATE TRANSFER TAX		23-Sep-2016
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
13-24-200-066-0000 20160901661334 1-098-557-248		

* Total does not include any applicable penalty or interest due.

This instrument was prepared by:
Robert A. Holland
Kelleher & Buckley, LLC
102 S. Wynstone Park Dr., #100
North Barrington, IL 60010

Send subsequent tax bills to:
Thomas Manion, Jr.
212 W. Washington, #1904
Chicago, IL 60606

Recorder-mail recorded document to:
Robert A. Holland
Kelleher & Buckley, LLC
102 S. Wynstone Park Dr., #100
North Barrington, IL 60010

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EXHIBIT A

Legal Description

PARCEL 1:

THAT PART OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION 24 AFORESAID; THENCE NORTH 89°19'27" EAST, ALONG THE NORTH LINE, THEREOF, 269.94 FEET TO THE NORTHERLY EXTENSION OF THE WEST LINE OF LOT 2 IN THE SUBDIVISION OF BLOCK 4 AND THAT PART OF BLOCK 5 LYING WEST AND NORTH OF THE CENTER LINE OF THE CHICAGO RIVER IN KINZIE'S SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 24, AFORESAID; THENCE SOUTH 01° 31' 40" EAST, 50.00 FEET ALONG SAID NORTHERLY EXTENSION TO THE SOUTH LINE OF IRVING PARK ROAD; THENCE NORTH 89°19'27" EAST, ALONG SAID SOUTH LINE, 101.66 FEET; THENCE SOUTH 00°40'33" EAST, 61.12 FEET; THENCE EASTERLY 6.39 FEET ALONG THE ARC OF A CIRCLE HAVING A RADIUS OF 10.50 FEET CONVEX TO THE SOUTH AND WHOSE CHORD BEARS SOUTH 73°15'04" EAST A DISTANCE OF 6.29 FEET; THENCE SOUTH 00°40'33" EAST, 32.00 FEET; THENCE NORTH 89°19'27" EAST, 241.33 FEET; THENCE EASTERLY 2.52 FEET ALONG THE ARC OF A CIRCLE HAVING A RADIUS OF 40.00 FEET CONVEX TO THE NORTH AND WHOSE CHORD BEARS SOUTH 81°38'04" EAST A DISTANCE OF 12.57 FEET TO THE POINT OF BEGINNING; THENCE EASTERLY 31.60 FEET ALONG THE ARC OF A CIRCLE HAVING A RADIUS OF 40.00 FEET CONVEX TO THE NORTH AND WHOSE CHORD BEARS SOUTH 68°02'32" EAST A DISTANCE OF 30.79 FEET; THENCE SOUTH 00°40'33" EAST, 56.20 FEET; THENCE WESTERLY 31.60 FEET ALONG THE ARC OF A CIRCLE HAVING A RADIUS OF 40.00 FEET CONVEX TO THE SOUTH AND WHOSE CHORD BEARS SOUTH 66°41'25" WEST A DISTANCE OF 30.79 FEET; THENCE NORTH 00°40'33" WEST, 76.05 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS. CONTAINING 1,087 SQUARE FEET OR 0.0250 ACRES MORE OR LESS.

PARCEL 2

EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR RIVER PARK NORTH HOMEOWNERS' ASSOCIATION RECORDED APRIL 28, 2005 AS DOCUMENT NUMBER 0511812274 MADE BY IRVING PARK DEVELOPMENT, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY, AS DECLARANT, FOR ACCESS, INGRESS AND EGRESS, AS MORE FULLY DESCRIBED THEREIN AND ACCORDING TO THE TERMS SET FORTH THEREIN.

Permanent Real Estate Index Number: 13-24-200-066-0000

Address of Real Estate: 2667 W. Dakin Street, Chicago, IL 60618

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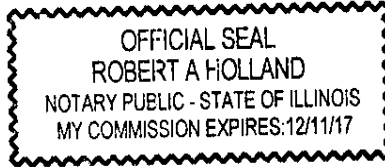
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or his/her entity recognized as a person authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 8-25, 2016 Signature: Terry Teele
Terry Teele

Subscribed and Sworn to before me
this 25th day of Aug., 2016

[Signature]
NOTARY PUBLIC

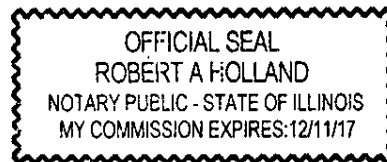


The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or his/her entity recognized as a person authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 8-25, 2016 Signature: Terry W. Teele
Terry W. Teele, as Trustee

Subscribed and Sworn to before me
this 25th day of Aug., 2016

[Signature]
NOTARY PUBLIC



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)